

Marginal Release BK 1202 PG 0577

PREPARED BY: STEPHANIE MCIVER
FIRSTPLUS CONSUMER FINANCE, INC.
156 STATELINE ROAD
SOUTHAVEN, MS 38671
601-393-2020
STATE OF MISSISSIPPI

DEED OF TRUST

BK 0920 PG 0796

ACCOUNT # 020719

COUNTY OF DESOTO

BRANCH SOUTHAVEN

WHEREAS, DONNIE E. AND EMMA OLIVER (601) 781-2753

7990 NAIL ROAD, WALLS, MISSISSIPPI 38680

Grantor(s)

are justly indebted unto NATIONAL LOANS, INC. d/b/a FIRSTPLUS Beneficiary, in the sum of

THIRTY SEVEN THOUSAND THREE HUNDRED EIGHTY AND NO/100 DOLLARS (\$ 37,380.00)

(Total Amount of Note/Total of Payments)

as evidenced by a promissory note dated JULY 15, 1997

with an Amount Financed of \$ 20,454.51

Finance Charge (Precomputed Charges) of \$ 16,925.49

Annual Percentage Rate 19.25 %

and due and payable in 84 installments of \$ 445.00 each beginning AUGUST 22, 1997

and like payments on the same day of each successive month thereafter until paid in full, and being desirous to secure by this Deed of Trust, the prompt payment of said indebtedness of the respective maturity dates of the installments due together with any extension or renewal thereof with interest thereon, and any other indebtedness now or hereafter becoming due and owing to the beneficiary by the grantor(s) prior to the payment of the indebtedness herein described and secured, or any extension or renewal thereof, or any part thereof.

NOW, THEREFORE, WE hereby sell, convey and warrant unto LYNN Fitch Mitchell

of Holly Springs as Trustee, the following described real property situated in DeSoto County, State of Mississippi, to wit:

LOT NUMBER ONE OF THE NELSON WASHINGTON SUBDIVISION
IN SECTION 35, TOWNSHIP 1, RANGE 9 WEST, WITH REFERENCE
BEING HEREBY MADE TO THE RECORDED PLAT IN PLAT BOOK 26,
PAGES 42, IN THE OFFICE OF THE CHANCERY CLERK OF DESOTO
COUNTY, MISSISSIPPI, FOR A MORE PARTICULAR DESCRIPTION,
BEING THREE (3) ACRES MORE OR LESS.

STATE MS.-DESOTO CO.
FILED

APR 7 9 58 AM '00

Paid, Satisfied and Cancelled

This 7th day of April 2000

STATE MS.-DESOTO CO.

JUL 17 3 20 PM '97

BK 1202 PG 572
W.F. DAVIS, CH. CLK.

ATTEST

W.E. Davis Chancery Clerk

BK 920 PG 796
W.E. DAVIS, CH. CLK.

Being all or a portion of the real estate conveyed to Grantor(s) by Nelson Washington and wife, Sepora Washington
by a Warranty Deed dated Oct. 17, 1986, and recorded in the Land Records of the Chancery
Clerk's Office of Desoto County, Mississippi, in Book 189 Page 826

TO HAVE AND TO HOLD the aforescribed real estate, together with all the hereditaments and appurtenances thereunto belonging or in any wise appertaining unto the Beneficiary, its successors and assigns, in fee simple forever, and the Grantor(s) does hereby covenant with the Beneficiary, its successors and assigns, that they are lawfully seized in fee of the aforescribed real estate; that they have a good right to sell and convey the same; that the same is unencumbered, except:

and that the title and quiet possession thereto they will and their heirs and personal representatives shall warrant and forever defend against the lawful claims of all persons.

IN TRUST, however, that if at any time the indebtedness herein secured, or interest thereon, or any renewals or extensions thereof, or of any part or installment thereof, with interest thereon, or any other indebtedness becoming due and owing by the grantor(s) to the beneficiary prior to the payment of the indebtedness herein secured, should be past due and unpaid, or should the grantors fail to pay any other indebtedness which constitutes a lien upon the aforesaid real estate, the beneficiary herein, their legal representatives, successors (heirs) or assigns, may declare, without notice and demand, all indebtedness owing at that time, less any required refunds, due and payable; and the Trustee herein named or any substituted Trustee shall, at the request of the beneficiary herein, their legal representatives, successors (heirs) or assigns, sell the property herein conveyed at public outcry to the highest bidder for cash, within legal hours, in front of the Court House in the county or counties of Mississippi in which the above-described real property is located, on a day to be fixed by such Trustee, after first giving three weeks' notice of the time, place and terms of said sale by advertisement in some newspaper published in said county or counties in Mississippi, and having a general circulation therein, and by posting notice thereof at the Court House in said county or counties; and shall, out of the proceeds of said sale pay: first, all costs and expenses of making said sale, including a reasonable Trustee's fee therefore; and next, the entire amount of the indebtedness at that time owing to the beneficiary herein by the grantor(s), with interest thereon up to the date of making said sale; the overplus, if any there be, to be paid to the grantor(s), his (their) (its) legal representatives, heirs (successors) or assigns.

Miss. D/T